

**PB# 88-56**

**Edward Sladewski**

**54-1-3**

SLADEWSKI, EDWARD

88-56

Approved 3/29/89

CHAIRPERSON:

RE MAP #

88-56  
9443

TOWN

CITY

VILLAGE [ ]

New Windsor

THE FOLLOWING MAP HAS BEEN FILED IN THE ORANGE COUNTY  
CLERK'S OFFICE:

TITLE

DATED

FILED

Ed. Sladewski  
9-15-88  
4-19-89

APPROVED BY

Daniel McCarrilhon March 29, 1989

54-1-3

Carol L. Seeger  
Deputy Sec. Of

## General Receipt

10003

TOWN OF NEW WINDSOR

555 Union Avenue  
New Windsor, N. Y. 12550

September 30, 19 88

Received of

Lillian Sladewski

\$ 25.00

Seventy - Five and 00/100

DOLLARS

For

Planning Board Subdivision Application

DISTRIBUTION

FUND	CODE	AMOUNT
CE 11342		25.00

Williamson Law Book Co., Rochester, N. Y. 14609

By

Pauline L. Townsend

Tolon Clerk

Title

NO. 88-56

4/19 1989

RECEIVED FROM

Lillian Sladewski

Seven Hundred Fifty 00/100

DOLLARS

Account Total \$

Amount Paid \$

750.00

Balance Due \$

"THE EFFICIENCY LINE" AN AMRIBS PRODUCT

Myra L. Mann  
Tolon of New Windsor  
Planning Board

APPROVED BY Daniel McCannell March 29, 1989

54-1-3

Carol L. Loepp  
Dep. Sec. Of

TOWN OF NEW WINDSOR		General Receipt		10003
555 Union Avenue New Windsor, N. Y. 12550				September 30, 19 88
Received of <u>Lillian Sladewski</u>				\$ <u>25.00</u>
<u>Seventy - Five and 00/100</u>				DOLLARS
For <u>Planning Board Subdivision Application</u>				
DISTRIBUTION				
FUND	CODE	AMOUNT		
<u>CR # 1342</u>		<u>25.00</u>		
By <u>Pauline G. Townsend</u>				
				<u>Town Clerk</u>
				Title

Williamson Law Book Co., Rochester, N. Y. 14609

NO. 88-56

4/19 19 89

RECEIVED FROM Lillian Sladewski  
Seven Hundred Fifty 00/100 DOLLARS

Account Total \$  
Amount Paid \$ 750.00  
Balance Due \$

THE EFFICIENCY LINE AN AMPAD PRODUCT

Myra L. Moore  
Town of New Windsor  
Planning Board

TOWN OF NEW WINDSOR		General Receipt		10483
555 Union Avenue New Windsor, N. Y. 12550				April 19, 19 89
Received of <u>Lillian Sladewski</u>				\$ <u>552.50</u>
<u>Five Hundred fifty-two - 50</u>				DOLLARS
For <u>\$465.00 Planning Board Fees - \$87.50 Eng. Fees</u>				
DISTRIBUTION				
FUND	CODE	AMOUNT		
<u>CR # 1854</u>		<u>552.50</u>		
By <u>Pauline G. Townsend</u>				
				<u>Town Clerk</u>
				Title

Williamson Law Book Co., Rochester, N. Y. 14609



**McGOEY, HAUSER and EDSALL**  
**CONSULTING ENGINEERS P.C.**

45 QUASSAICK AVE. (ROUTE 9W)  
NEW WINDSOR, NEW YORK 12550

TELEPHONE (914) 562-8640  
PORT JERVIS (914) 856-5600

RICHARD D. McGOEY, P.E.  
WILLIAM J. HAUSER, P.E.  
MARK J. EDSALL, P.E.

Licensed in New York,  
New Jersey and Pennsylvania

**MEMORANDUM FOR RECORD**

**TO: J. TAD SEAMAN, ESQ., ATTORNEY FOR TOWN**  
**FROM: MARK J. EDSALL, P.E., PLANNING BOARD ENGINEER**  
**SUBJECT: SLADEWSKI MINOR SUBDIVISION - LAKE ROAD;**  
**PLANNING BOARD NO. 88-56**  
**DATE: 28 MARCH 1989**

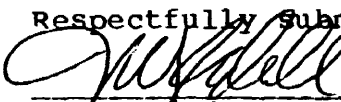
On 8 March 1989, the Planning Board approved a minor subdivision of the subject owners. The tax map reference for the parcel which was subdivided is Section 54, Block 1, Lot 3. The subdivision involved creation of a total of three (3) single-family residential lots.

Attached hereto, please find "Schedule A", which is a description of two (2) parcels which are being dedicated to the Town of New Windsor; said dedications being those lands along Lake Road. I have reviewed these descriptions and it is my opinion that same are correct based on the subdivision plan the Planning Board approved. Also, attached are partial copies of the approved subdivision plan, in the areas of the specific dedications.

In a letter dated 13 March 1989 from the Project Surveyor, John J. Dragon, I was advised that the Sladewski's Lawyer, Mr. Tom Egan, will be working on the formal road dedication papers. I do not have a copy of same, nor an address for Mr. Egan (that portion of the subdivision application form was never completed).

By forwarding a copy of this memorandum to the Project Surveyor, I am requesting that he have Mr. Sladewski's lawyer contact you directly to coordinate the necessary paperwork.

Respectfully Submitted,

  
Mark J. Edsall, P.E.  
Planning Board Engineer

MJEemj

cc: John J. Dragon, P.E., L.S.  
Planning Board (File 88-56)

RECEIVED

Sladewski Road Dedication  
March 9, 1989

SCHEDULE A MAR 16 1989

McGeary, Hauser & Edsall  
Civil Engineers, P.C.

All that certain piece, parcel or lot of land situated lying and being in the Town of New Windsor, County of Orange, State of New York and more particularly described as follows:

Parcel No. 1

Beginning at a point located on the southerly side of Lake Road, said point being the northeasterly corner of lands of Edward Sladewski; thence S 22°13'29"W, 5.12 feet to a point lying 25.00 feet from the centerline of Lake Road and lying on the southerly boundary of said Lake Road; thence along said southerly highway boundary the following two (2) courses and distances: (1) on a curve to the right having a radius of 425.00 feet, an arc distance of 158.70 feet

(2) N 71°37'13"W, 133.02 feet

to a point lying on the division line with lands now or formerly of Kennedy; thence along lands of said Kennedy N 16°34'00"E, 24.14 feet to a point lying on the approximate centerline of Lake Road; thence continuing along the centerline of Lake Road and lands of said Kennedy and lands now or formerly of Edward Sladewski the following two courses and distances:

(1) N 71°43'00"W, 134.98 feet,

(2) N 73°56'59"W, 31.87 feet

to a point, said point lying on the division line with lands now or formerly of Walter and Sara Sladewski; thence along lands of Sladewski N 16°03'10"E 25.00 feet to a point lying on the northerly boundary of Lake Road; thence along said northerly highway boundary the following two (2) courses and distances:

(1) S 72°03'14"E, 175.77 feet,

(2) S 72°52'04"E, 115.21 feet

to a point; thence crossing said Lake Road S 65°45'44"E, 166.92 feet to the point or place of beginning.

Containing 0.364 acres more or less.

Parcel No. 2

Beginning at a point lying on the easterly boundary of Lake Road, said point also lying on the division line between lands of the Grantor and lands now or formerly of Cooper; thence crossing said Lake Road N 74°29'46"W, 50.25 feet to a point lying on the westerly boundary of said Lake Road; thence along said westerly highway boundary the following three (3) courses and distances:

(1) N 21°10'51"W, 438.63 feet,

(2) on a curve to the right having a radius of 375.00 feet, an arc distance of 237.74 feet,

(3) S 57°30'20"W, 47.35 feet

to a point, said point lying on the southerly division line of lands now or formerly of Walter and Sara Sladewski; thence along lands of said Sladewski the following three (3) courses and distances:

SCHEDULE A (Cont'd)

- (1) S 68°45'00"E, 27.30 feet,
  - (2) N 60°00'00"E, 50.00 feet,
  - (3) N 62°35'00"E, 50.00 feet
- to a point lying on the approximate centerline of Lake Road; thence S17°50'00"E, 31.02 feet to a point lying on the southeasterly boundary of said Lake Road; thence along said southeasterly boundary of Lake Road the following four (4) courses and distances:
- (1) on a curve to the left having a radius of 175.00 feet, an arc distance of 55.17 feet,
  - (2) S 57°30'20"W, 101.14 feet,
  - (3) on a curve to the left having a radius of 325.00 feet, an arc distance of 206.05 feet
  - (4) S 21°10'51"W, 433.66 feet
- to the point or place of beginning.

Containing 0.884 acres more or less.

LOCAT ID

MARIC  
54-1-63  
2380  
5164

NIF SPECHT  
T.M. 54-1-7  
L 1640 P 700

NIF SCOVILLE  
T.M. 54-1-9-1  
L 2037 P 1000

T.M. 54-1-65

NIF SLADEWSKI  
T.M. 54-1-6  
L 1553 P 457

NIF KENNEDY  
T.M. 54-1-6  
L 1700 P 651

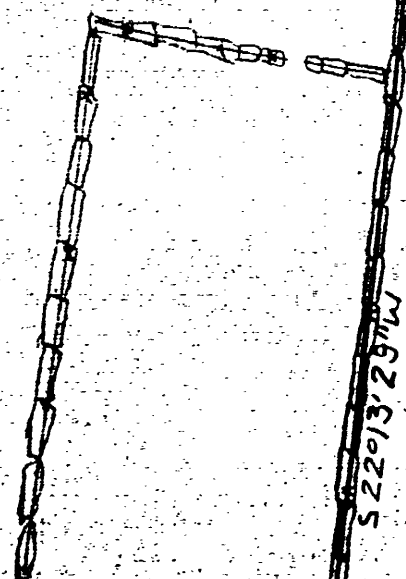
ROAD DEDICATION  
0.364 ACRES

N/  
T.M.  
L 19

ROAD DEDICATION  
0.884 ACRES

LOT NO. 3  
11.701 ACRES

N/F  
T.M.  
L 9



NF SLADEWSKI  
T.M. 1-1-8 W  
L 1633 P 1175

N16°03'0"

NF  
T.M. 1-1-8 W  
L 1633 P 1175

ROAD DEDICATION  
0.884 ACRES

LOT  
11

LOT NO. 2  
5.050 ACRES

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

SHED

F COOPER  
M. 54-1-4  
746 P 597

**PREVIOUS  
DOCUMENTS  
IN POOR  
ORIGINAL  
CONDITION**

John Dragan came before the Board representing this proposal.

Mr. Dragan: Mr. Sladewski owns this 50 acre parcel on Lake Road. I don't know if he was born there but he pretty much lived there all his life. Mr. Sladewski worked this farm at one time but a few years back had a stroke and can no longer work it and basically, hopes to retain a 5 acre parcel with the house and barn on it and sell off the balance of the property. Since the Lake Road creates a natural subdivision, we seek to legitimize the parcels on either side by calling them separate parcels so we are calling it a three lot subdivision. We want to cut the road off it since the road creates a natural subdivision, we are calling it lots 1 and 3.

Mr. Soukup: When were the other lots cut out.

Mr. Dragan: Many many years ago. I show a road dedication because these other lots were taken to the center of the road so there is a total of about 1.1 acres of the road dedication, a 50 foot strip before I could--

Mr. VanLeeuwen: You took the road dedication off the existing lands of Sladewski.

Mr. Dragan: Right, the deed includes the road except for the out parcels and I am dedicating to the town whatever I can, 5 foot wide.

Mr. VanLeeuwen: I don't see any problem with it.

Mr. Pagano: Of course, this parcel 1 will be developed some day, what kind of road, I mean like topo do we have here in other words, is this going to be a good access for development here in the future.

Mr. Dragan: It is flat off the road and then it rises steeply.

Mr. VanLeeuwen: I am familiar with it. There is no problem.

Mr. Pagano: I don't want to create a problem.

Mr. Dragan: There is good sight distance for this parcel. We are on a good side of the curve, so to speak.

Mr. VanLeeuwen: Both parcels have no problem.

Mr. Soukup: No wetlands.

Mr. Dragan: Back here.

Mr. Soukup: Is that DEC?

Mr. Dragan: I don't think it is big enough to be, honestly. I didn't check the map

Mr. McCarville: I see no problem.

Mr. VanLeeuwen: I make a motion that we approve the Edward Sladewski Subdivision on Lake Road 88-56.

Mr. Pagano: I'll second the motion.

Mr. Ronces: Lake Road isn't a County Road, is it.

Mr. VanLeeuwen: No.

Mr. Schiefer: Should we assume lead agency.

Mr. Ronces: Yes, of course.

Mr. VanLeeuwen: I make a motion that the Planning Board of the Town of New Windsor assume lead agency status with regard to Edward Sladewski Subdivision Lake Road 88-56.

Mr. McCarville: I will second that motion.

ROLL CALL:

Mr. McCarville	Aye
Mr. VanLeeuwen	Aye
Mr. Lander	Aye
Mr. Soukup	Aye
Mr. Jones	Aye
Mr. Pagano	Aye
Mr. Schiefer	Aye

Mr. Soukup: I make a motion that we waive the public hearing with regard to Edward Sladewski Subdivision Lake Road 88-56.

Mr. Jones: I will second that motion.

ROLL CALL:

Mr. McCarville	Aye
Mr. VanLeeuwen	Aye
Mr. Pagano	Aye
Mr. Soukup	Aye
Mr. Jones	Aye
Mr. Lander	Aye
Mr. Schiefer	Aye

Mr. Soukup: I make a motion that we approve the Edward Sladewski Subdivision on Lake Road 88-56 subject to the deeds and maps being submitted to the engineer for approval and the Town Board acceptance.

Mr. VanLeeuwen: I'll second that motion.

Mr. Edsall: I have no problem but you do have quite considerable sized lots as long as you feel comfortable that the slope of the lots and soil conditions on the lot are such that you feel confident that there is going to be someplace on each of these lots to construct

a house. Then, I have no objection.

Mr. VanLeeuwen: I know the land myself. I haven't walked it but I have been there.

Mr. Soukup: I will make a motion again that the Town of New Windsor Planning Board approve the Edward Sladewski Subdivision on Lake Road 88-56 subject to the right-of-way description and offers of dedication be reviewed by the engineer and the town attorney and accepted by the Town Board.

Mr. Jones: I will second that motion.

ROLL CALL:

Mr. McCarville	Aye
Mr. VanLeeuwen	Aye
Mr. Pagano	Aye
Mr. Soukup	Aye
Mr. Lander	Aye
Mr. Jones	Aye
Mr. Schiefer	Aye

Mr. McCarville: I make a motion that we declare a negative declaration under the SEQR process with regard to Edward Sladewski Subdivision Lake Road 88-56.

Mr. VanLeeuwen: I will second that motion.

ROLL CALL:

Mr. McCarville	Aye
Mr. Pagano	Aye
Mr. Jones	Aye
Mr. Soukup	Aye
Mr. Schiefer	Aye
Mr. Lander	Aye
Mr. VanLeeuwen	Aye

Mr. Schiefer: We do have fire department approval on this.

INTER-OFFICE CORRESPONDENCE

TO: Town Planning Board

FROM: Town Fire Inspector

DATE: 11 October 1988


SUBJECT: *Shashwati Subdivision of Land*

Planning Board Reference Number: 88-56

Fire Prevention Reference Number: 88-87

A review of the above referenced subject site plan/subdivision was conducted on 11 October 1988.

This site plan/subdivision is found acceptable.



Robert F. Rodgers; CCA  
Fire Inspector

BUILDING INSPECTOR, P.D. ENGINEER, FIRE INSPECTOR, D.O.T. O.C.H.

O.C.P. WATER, SEWER, HIGHWAY REVIEW FORM:

D. P. W.

The maps and plans for the Site Approval \_\_\_\_\_

Subdivision \_\_\_\_\_ as submitted by  
John J. Drogen for the building or  
subdivision of Jadewski has been  
reviewed by me and is approved ✓,  
disapproved \_\_\_\_\_.

~~If disapproved, please list reason.~~

There is no town water in this area

\_\_\_\_\_  
HIGHWAY SUPERINTENDENT

Steve D.D.  
WATER SUPERINTENDENT

\_\_\_\_\_  
SANITARY SUPERINTENDENT

\_\_\_\_\_  
DATE

BUILDING INSPECTOR, P.B. ENGINEER, FIRE INSPECTOR, D.O.T. O.C.H. O.C.P.  
WATER, SEWER, HIGHWAY REVIEWS FORM: D. P. W.

The maps and plans for the Site Approval \_\_\_\_\_  
Subdivision \_\_\_\_\_ as submitted by  
John J. Dragan for the building or subdivision of  
SLADEWSKI has been  
reviewed by me and is approved \_\_\_\_\_  
disapproved \_\_\_\_\_.

If disapproved, please list reason.

*No information Regarding Septic System*

\_\_\_\_\_  
HIGHWAY SUPERINTENDENT

\_\_\_\_\_  
WATER SUPERINTENDENT

*[Signature]*  
\_\_\_\_\_  
SANITARY SUPERINTENDENT

*[Signature]*  
\_\_\_\_\_  
DATE October 5, 1988

Planning Board  
Town of New Windsor  
555 Union Avenue  
New Windsor, NY 12550

(This is a two-sided form)

Date Received \_\_\_\_\_  
Meeting Date \_\_\_\_\_  
Public Hearing \_\_\_\_\_  
Action Date \_\_\_\_\_  
Fees Paid \_\_\_\_\_

APPLICATION FOR SITE PLAN, LOT-LINE CHANGE  
OR SUBDIVISION PLAN APPROVAL

1. Name of Project SUBDIVISION-LANDS OF SLADENSKI
2. Name of Applicant EDWARD SLADENSKI Phone 914-496-6955  
Address LAKE ROAD NEW WINDSOR, NY 12550  
(Street No. & Name) (Post Office) (State) (Zip)
3. Owner of Record EDWARD SLADENSKI Phone 496-6955  
Address SAME AS ABOVE  
(Street No. & Name) (Post Office) (State) (Zip)
4. Person Preparing Plan JOHN DRAGON Phone 914-496-6956  
Address SPURRY CREEK ROAD WASHINGTONVILLE NY 10992  
(Street No. & Name) (Post Office) (State) (Zip)
- ✓ 5. Attorney JOHN DRAGON Phone \_\_\_\_\_  
Address \_\_\_\_\_  
(Street No. & Name) (Post Office) (State) (Zip)
6. Location: On the BOTH SIDES side of OF LAKE ROAD  
(Street)  
500' feet WEST  
(Direction)  
of JACKSON AVENUE  
(Street)
7. Acreage of Parcel 49.8 8. Zoning District \_\_\_\_\_
9. Tax Map Designation: Section 54 Block 1 Lot 3
10. This application is for 3 LOT SUBDIVISION
11. Has the Zoning Board of Appeals granted any variance or a special permit concerning this property? NO

If so, list Case No. and Name \_\_\_\_\_

12. List all contiguous holdings in the same ownership  
Section 54 Block 1 Lot(s) 5

\* Attached hereto is an affidavit of ownership indicating the dates the respective holdings of land were acquired, together with the liber and page of each conveyance into the present owner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the legal owner of the property, the contract owner of the property and the date the contract of sale was executed.

IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, officers and stockholders of each corporation owning more than five percent (5%) of any class of stock must be attached.

OWNER'S ENDORSEMENT  
(Completion required ONLY if applicable)

COUNTY OF ORANGE

SS.:

STATE OF NEW YORK

Edward Sladewski being duly sworn, deposes and says  
that he resides at Lake Road, Town of New Windsor  
in the County of Orange and State of New York  
and that he is (the owner in fee) of \_\_\_\_\_

(Official Title)

of the Corporation which is the Owner in fee of the premises  
described in the foregoing application and that he has authorized  
\_\_\_\_\_ to make the foregoing  
application for Special Use Approval as described herein.

I HEREBY DEPOSE AND SAY THAT ALL THE ABOVE STATEMENTS AND  
INFORMATION, AND ALL STATEMENTS AND INFORMATION CONTAINED IN THE  
SUPPORTING DOCUMENTS AND DRAWINGS ATTACHED HERETO ARE TRUE.

Sworn before me this

Edward Sladewski  
(Owner's Signature)

26th day of September 1988

(Applicant's Signature)

Notary Public

(Title)

GEORGE V. WONTZ  
Notary Public, State of New York  
Qualified in Orange County  
My Commission Expires April 30, 1990

REV. 3-87



1763

# TOWN OF NEW WINDSOR

555 UNION AVENUE  
NEW WINDSOR, NEW YORK

## PLANNING BOARD

Henry F. Scheible, Chairman  
Carl Schiefer, Vice Chairman  
Lawrence Jones, Secretary to Board

Henry J. Reynolds  
Daniel McCarville  
Henry VanLeeuwen  
Ron Lander

### TO WHOM IT MAY CONCERN:

In the best interest of the Applicant, it is necessary for the Town Departments and Planning Board Engineer to review and make their recommendations to the Planning Board prior to the applicants appearance before the Planning Board.

Under the Zoning and Subdivision Regulations of the Town of New Windsor, the Applicant must present plans to the Board at least ten (10) days prior to the regular scheduled meeting of the Planning Board. You will then be placed on the next available Agenda.

Failure to submit your Plans will mean the Planning Board will NOT review your application at the time of your appearance before the Board. Your plans will be accepted for review and you will then be rescheduled for another appearance before the Planning Board.

The Applicant should be aware that depending on the location, type and size of the project, additional reviews by State and County agencies as well as an extensive SEQR Review may be required.

Very truly yours,

Henry F. Scheible, Chairman  
Town of New Windsor Planning Board

HFSfmd/njE

§ 19-1 FEES, STANDARD SCHEDULE OF § 19-1

Chapter 19

FEES, STANDARD SCHEDULE OF

Local Law

No. 1

1977

A LOCAL LAW ENTITLED "STANDARD SCHEDULE OF  
FEES LOCAL LAW"

§ 19-1. Purpose.

§ 19-2. Applicability.

§ 19-3. Schedule of fees.

§ 19-4. Refunds.

§ 19-5. Modification or waiver.

§ 19-6. When effective.

[HISTORY: Adopted New Windsor Town Board 1-19-77 as Local  
Law No. 1—1977. Amendments noted where applicable.]

GENERAL REFERENCES

Fire prevention — See Ch. 21.

Zoning — See Ch. 42.

Subdivision regulations — See Appendix, Part II.

Be it enacted by the Town Board of the Town of New  
Windsor, as follows:

§ 19-1. Purpose.

In order to provide for a consolidated schedule of fees and to  
allow for annual review and modification of fees involving the

## § 19-1

## NEW WINDSOR CODE

## § 19-3

administration of town ordinances and regulations, the Town Board deems it in the public interest to establish the Standard Schedule of Fees of the Town of New Windsor.

## § 19-2. Applicability.

The fees herein refer to the provisions of the Town of New Windsor laws and regulations adopted prior to this date and supersede all reference to specific fees which may occur therein. Where reference is made to the Standard Schedule of Fees, such reference shall be the most recently adopted Standard Schedule of Fees of the Town of New Windsor.

## § 19-3. Schedule of fees.

## A. Planning and zoning.

## (1) Site plan review fees. [Amended 2-28-79 by L.L. No. 1-1979]

- (a) Application fee: twenty-five dollars (\$25.).
- (b) All uses (except multifamily dwellings, including apartment houses and condominiums), plus professional fees for review, in the discretion of the Planning Board: one hundred dollars (\$100.).
- (c) Apartment houses and condominiums: one hundred dollars (\$100.), plus ten dollars (\$10.) for each unit.
- (d) Amendment of existing site plan: same as above.

## (2) Building and inspection fees. [Amended 2-28-79 by L.L. No. 1-1979; 5-21-86 by L.L. No. 2-1986]

- (a) Building permit applications, minimum: twenty dollars (\$20.), plus five dollars (\$5.) per thousand.
- (b) Certificate of compliance for sheds, decks, pools, carports, etc: fifteen dollars (\$15.).
- (c) Reinspection of same site: twenty dollars (\$20.) per additional inspection of same site.

§ 193

## FEES, STANDARD SCHEDULE OF

§ 19-3

- (d) Driveways and roadways.
  - [1] Driveway bonds obtained for driveways and roadways off town highways and all ditches dug across town highways: two hundred fifty dollars (\$250.).
  - [2] All driveways and roadways in the town must be sloped back from the highway between fifteen (15) feet and twenty (20) feet and pipe installed if needed, subject to inspection by the Superintendent of Highways or a representative before moneys are returned.
- (e) All miscellaneous letters requested from the Building Inspector: ten dollars (\$10.).
- (3) Certificate of occupancy fee: fifteen dollars (\$15.).
- (4) Applications to Zoning Board of Appeals.
  - (a) Variances.
    - [1] Residential: twenty-five dollars (\$25.), plus publication costs.
    - [2] Commercial-industrial: fifty dollars (\$50.), plus publication costs.
  - (b) Special permits.
    - [1] Residential: twenty-five dollars (\$25.), plus publication costs.
    - [2] Commercial-industrial: fifty dollars (\$50.), plus publication costs.
    - [3] Vacation campgrounds: two hundred dollars (\$200.) or ten dollars (\$10.) per unit, whichever is greater. Renewal: same as above.
    - [4] Mobile home courts: two hundred dollars (\$200.) or ten dollars (\$10.) per unit, whichever is greater. Renewal: same as above.

§ 19-3

## NEW WINDSOR CODE

§ 19-3

- (c) Interpretation: seventy-five dollars (\$75.).
- (d) Appeals. [Repealed 8-6-80 by L.L. No. 2—1980]
- (5) Petition to Town Board.
  - (a) Special permits (except PUD): same as Sub-section A(4).
  - (b) Special permit for planned unit development, concept approval: one hundred dollars (\$100.), plus costs of professional services required in the review process at the most current rate.
    - [1] Preliminary plan application: two hundred fifty dollars (\$250.), plus the applicant shall, in the discretion of the Planning Board, reimburse the town for professional services required for the review of plans at the most current rate for the town.
    - [2] Special permit application: fifty dollars (\$50.), plus publication costs.
    - [3] Application for site plan approval: two hundred fifty dollars (\$250.), plus the applicant shall, in the discretion of the Planning Board, reimburse the town for professional services required for review of plans at the most current rate for the town.
- (6) Petition to amend Zoning Ordinance: fifty dollars (\$50.), plus:
  - (a) Residential classifications: five dollars (\$5.) per acre.
  - (b) Nonresidential classifications: twenty-five dollars (\$25.) per acre.
  - (c) Text: cost of publication.
  - (d) No fee shall be required for any petitions filed in support of or opposing a proposed amendment.

## § 19-3 FEES, STANDARD SCHEDULE OF § 19-3

## B. Land subdivision. [Amended 2-25-79 by L.L. No. 1—1979]

- (1) Application fee: twenty-five dollars (\$25.).
- (2) Pre-preliminary plat: one hundred dollars (\$100.).
- (3) Preliminary plat: one hundred dollars (\$100.).
- (4) Final plat: one hundred dollars (\$100.), plus five dollars (\$5.) per lot.
- (5) Final plat section fee: one hundred fifty dollars (\$150.).
- (6) Recreation fee: two hundred fifty dollars (\$250.) per unit (or land in lieu of fees, in the discretion of the Planning Board). The unit or lot which contains the premises in which the applicant resides shall be excluded from paying the recreation fee.
- (7) Minor subdivision and bulk land transfer (final plat): one hundred dollars (\$100.).
- (8) Applicants shall, in the discretion of the Planning Board, reimburse the cost of professional services required in the review process of proposed subdivision plats based on the most current rate. Payment shall be made prior to approval of the final plat.
- (9) Town Engineer's inspection of improvements for entire subdivision, inclusive of all sections: four percent (4%) of the first one hundred thousand dollars (\$100,000.) and two percent (2%) over one hundred thousand dollars (\$100,000.). The four percent (4%) shall apply to the first one hundred thousand dollars (\$100,000.) of improvements in the entire subdivision and not each separate section.

## C. Recreation fee for multifamily dwellings (apartments and condominiums): two hundred fifty dollars (\$250.) per unit (or land in lieu of fees, in the discretion of Planning Board).

## D. Sanitation. [Amended 2-28-79 by L.L. No. 1—1979]

- (1) Inspection fees.
  - (a) Sewer connections: twenty dollars (\$20.).



# TOWN OF NEW WINDSOR

555 UNION AVENUE  
NEW WINDSOR, NEW YORK

## TOWN OF NEW WINDSOR PLANNING BOARD

### SANITARY SYSTEM/WELL SUBMITTAL REQUIREMENTS

1763

The following are provided as a guideline for applicants in providing necessary information for Planning Board submittals with regard to sanitary sewage systems and water supply systems for subdivisions and other proposed projects.

1. For areas with sewage collection systems and/or public water distribution systems; the location, size, depth and other pertinent data shall be indicated in the submittal. Location of all proposed services shall be indicated.
2. For areas which require on-site sanitary systems; plans should indicate results and actual location of percolation tests and "deep" (soil) tests. The date(s) of the tests and the name of the professional who performed the tests should be indicated on the Plan.
3. For subdivisions and other plans; setback lines which identify the "buildable area" should be shown, in addition to indicating a "reserved area for proposed sanitary system" and "proposed well location". All separation distances between existing and proposed wells and sanitary systems (field verified) shall be indicated.

- .. The following notes shall appear on the Plan (where on-site sewage disposal is proposed):

"All sanitary sewage disposal systems shall be designed and constructed in accordance with New York State Department of Health Standards and the provisions of the Public Health Law."

"All sanitary sewage disposal systems shall be designed by a New York State licensed Design Professional and approved by the Town of New Windsor Building Inspector prior to the issuance of a building permit. The system shall be inspected during construction and certified as to conformance to design by the Design Professional prior to issuance of a Certificate of Occupancy."

5. This list is not intended as a complete list and is intended to assist the Applicant. Compliance with the Town Code requirements is required. This list is not intended to modify the Code, but rather conform to same.

Authorized: 10 December 1986  
Prepared: 6 January 1987  
Adopted: 14 January 1987

MJEfmd/njE

## TOWN OF NEW WINDSOR

555 UNION AVENUE  
NEW WINDSOR, NEW YORK



1763

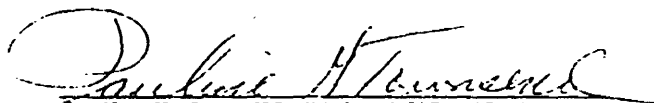
Pauline G. Townsend  
TOWN CLERK

CLERK'S CERTIFICATE

I, PAULINE G. TOWNSEND, Town Clerk of the Town of New Windsor, in the County of Orange, State of New York HEREBY CERTIFY that the below extract of the minutes has been compared by me with the minutes of the Town Board, of the Town of New Windsor, in the County of Orange, State of New York, held on the 1st day of April, 1987, and the same is a true and correct transcript therefrom and of the whole thereof so far as the same relates to the subject matter referred to.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said Town, this 2nd day of April, 1987.

Town Seal

  
PAULINE G. TOWNSEND, TOWN CLERK  
Town of New Windsor

Motion by Councilman Rossini, seconded by Councilman Heft, that the Town Board of the Town of New Windsor add to the Agenda and adopt as follows:

BEFORE A PERMIT OF ANY KIND IS ISSUED TO WORK ON TOWN PROPERTY, A ONE MILLION DOLLAR (\$1,000,000.00) LIABILITY INSURANCE CERTIFICATE MUST BE FILED WITH THE TOWN, WITH A RIDER NAMING THE TOWN OF NEW WINDSOR AS ADDITIONAL INSURED BY THE CONTRACTOR.

Roll Call: All Ayes

Motion Carried: 5-0

TOWN OF NEW WINDSOR  
PLANNING BOARD  
RECEIVED  
DATE 4-1-87

## PROCEDURE FOR PUBLIC HEARING

1. A notice of the PUBLIC HEARING shall be published in the THE SENTINEL at least ten (10) days prior to the said hearing. In addition, each abutting property owner and those directly across any adjoining street from the proposed use or proposed subdivision shall receive a notice of the PUBLIC HEARING. This notice shall be sent in a sealed, post-paid wrapper, marked "CERTIFIED MAIL-RETURN RECEIPT REQUESTED." The names and addresses of the affected property owners shall be as appears on the last complete assessment roll of the Town.
2. If the property to be subdivided is within 500 feet of a state or county highway, a municipal boundary or state or county-owned lands, Orange County Planning Department must also be notified and supplied with two (2) copies of the map (3 if on a county road). A letter from the Planning Board requesting county review must accompany the maps.
3. A copy of the map must be filed with the Town Clerk for public inspection.
4. In addition to the above-mentioned notices, the following must also receive a copy of the notice of hearing. However, these may be sent regular first-class mail.

John A. Petro, Supervisor  
Town of New Windsor  
555 Union Avenue  
New Windsor, NY 12550

Henry F. Scheible, Chairman  
Planning Board  
555 Union Avenue  
New Windsor, NY 12550

Pauline G. Townsend, Town Clerk  
Town of New Windsor  
555 Union Avenue  
New Windsor, NY 12550

Mark J. Edsall, P.E.  
McGoey and Hauser  
Consulting Engineers, P.C.  
45 Quassaick Avenue  
New Windsor, NY 12550

Joseph P. Rones, Esq.  
436 Route 9W  
Newburgh, NY 12550

5. The attached affidavit of mailing must be signed and notarized and be presented, with the certified mail delivery receipts (green cards), an affidavit of publication from the newspaper at the time of the public hearing.

The Public Hearing on your application will be held at Town Hall on \_\_\_\_\_ 198\_\_ at \_\_\_\_\_ P.M.

## TOWN OF NEW WINDSOR PLANNING BOARD

## MINOR SUBDIVISION CHECKLIST

I. The following items shall be submitted with a COMPLETED Planning Board Application Form.

1. ☒ Environmental Assessment Statement
- \*2. ☒ Proxy Statement
3. ☐ Application Fees
4. ☐ Completed Checklist

II. The following checklist items shall be incorporated on the Subdivision Plat prior to consideration of being placed on the Planning Board Agenda.

1. ☒ Name and address of Applicant.
- \*2. ☒ Name and address of Owner.
3. ☒ Subdivision name and location.
4. ☒ Tax Map Data (Section-Block-Lot).
5. ☒ Location Map at a scale of 1" = 2,000 ft.
6. BUILDINGS  
EXISTING ☒ Zoning table showing what is required in the particular zone and what applicant is proposing.
7. ☒ Show zoning boundary if any portion of proposed subdivision is within or adjacent to a different zone.
8. ☒ Date of plat preparation and/or date of any plat revisions.
9. ☒ Scale the plat is drawn to and North Arrow.
10. ☒ Designation (in title) if submitted as Sketch Plan, Preliminary Plan or Final Plan.
11. ☒ Surveyor's certification.
12. ☒ Surveyor's seal and signature.

\* If applicable.

13.        Name of adjoining owner.
- \*14.        Wetlands and 100 foot buffer zone with an appropriate note regarding D.E.C. requirements.
- \*15.        Flood land boundaries.
16.   No Homes  
PROPOSED AT  
THIS TIME   A note stating that the septic system for each lot is to be designed by a licensed professional before a building permit can be issued.
17.        Final metes and bounds.
18.        Name and width of adjacent streets; the road boundary is to be a minimum of 25 ft. from the physical centerline of the street.
19.        Include existing or proposed easements.
20.        Right-of-Way widths.
21.   N/A   Road profile and typical section (minimum traveled surface, excluding shoulders, is to be 16 ft. wide).
22.        Lot area (in square feet for each lot less than 2 acres).
23.        Number the lots including residual lot.
24.        Show any existing waterways.
- \*25.   N/A   A note stating a road (or any other type) maintenance agreement is to be filed in the Town Clerk's Office and County Clerk's Office.
26.        ? Applicable note pertaining to owners' review and concurrence with plat together with owners' signature.
27.   N/A   Show any existing or proposed improvements, i.e., drainage systems, waterlines, sewerlines, etc. (including locations, size and depths).
28.   NOT  
DONE   Show all existing houses, accessory structures, existing wells and septic systems within 200 ft. of the parcel to be subdivided.

\* If applicable.

29. N/A Show all and proposed on-site "septic" system and well locations; with percolation and deep test locations and information, including date of test and name of professional who performed test.
30. N/A Provide "septic" system design notes as required by the Town of New Windsor.
31. N/A Show existing grade by contour (2 ft. interval preferred) and indicate source of contour data.
32. N/A Indicate percentage and direction of grade.
33. N/A Indicate any reference to previous, i.e., file map date, file map number and previous lot number.
34. NOT DONE BY THIS ENGINEER Provide 4" wide x 2" high box in area of title block (preferably lower right corner) for use by Planning Board in affixing Stamp of Approval.
35. N/A Indicate location of street or area lighting (if required).

This list is provided as a guide only and is for the convenience of the Applicant. The Town of New Windsor Planning Board may require additional notes or revisions prior to granting approval.

#### PREPARER'S ACKNOWLEDGEMENT:

The plat for the proposed subdivision has been prepared in accordance with this checklist and the Town of New Windsor Ordinances, to the best of my knowledge.

By: 

JOHN DRACOW  
Licensed Professional

Date: SEPT 21, 1988

14-16 (1-1987)  
Replaces 14-16 (1-1984)

# SHORT ENVIRONMENTAL ASSESSMENT FORM

Appendix B Part 617

Project Title: SUBDIVISION - LANDS OF SLADOWSKI  
Location: LAKE ROAD TOWN OF NEW WINDSOR, 500' WEST OF JACKSON AVE  
ID Number: \_\_\_\_\_

## INSTRUCTIONS:

- (a) In order to answer the questions in this short EAF it is assumed that the preparer will use currently available information concerning the project and the likely impacts of the action. It is not expected that additional studies, research or other investigations will be undertaken.
- (b) If any question has been answered **Yes**, the project may have a significant effect and the full Environmental Assessment Form is necessary. **Maybe** or **Unknown** answers should be considered as **Yes** answers.
- (c) If all questions have been answered **No** it is likely that this project will not have a significant effect.
- (d) If additional space is needed to answer the questions, please use the back of the sheet or provide attachments as required.

## ENVIRONMENTAL ASSESSMENT

	YES	NO
1. Will project result in a large physical change to the project site or physically alter more than 10 acres of land?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2. Will there be a major change to any unique or unusual land form found on the site?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Will project alter or have a large effect on an existing body of water?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4. Will project have an adverse impact on groundwater quality?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5. Will project significantly effect drainage flow on adjacent sites?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Will project affect any threatened or endangered plant or animal species?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
7. Will project result in a major adverse effect on air quality?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
8. Will project have a major effect on the visual character of the community or scenic views or vistas known to be important to the community?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
9. Will project adversely impact any site or structure of historic, prehistoric, or paleontological importance or any site designated as a Critical Environmental Area by a local agency?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
10. Will project have a major adverse effect on existing or future recreational opportunities?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11. Will project result in major traffic problems or cause a major effect to existing transportation systems?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12. Is project non-farm related and located within a certified agricultural district?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
13. Will project regularly cause objectionable odors, noise, glare, vibration, or electrical disturbance as a result of the project's operation?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
14. Will project have any adverse impact on public health or safety?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
15. Will project affect the existing community by directly causing a growth in permanent population of more than 5 percent over a one-year period or have a major negative effect on the character of the community or neighborhood?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
16. Is there public controversy concerning any potential impact of the project?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

## FOR AGENCY USE ONLY

Preparer's Signature: [Signature] Date: \_\_\_\_\_  
Preparer's Title: \_\_\_\_\_  
Agency: \_\_\_\_\_

## PROXY STATEMENT

for submittal to the

TOWN OF NEW WINDSOR PLANNING BOARD

EDWARD SCADENSKI, deposes and says that he  
resides at LAKE ROAD NEW WINDSOR, NY 12550  
(Owner's Address)

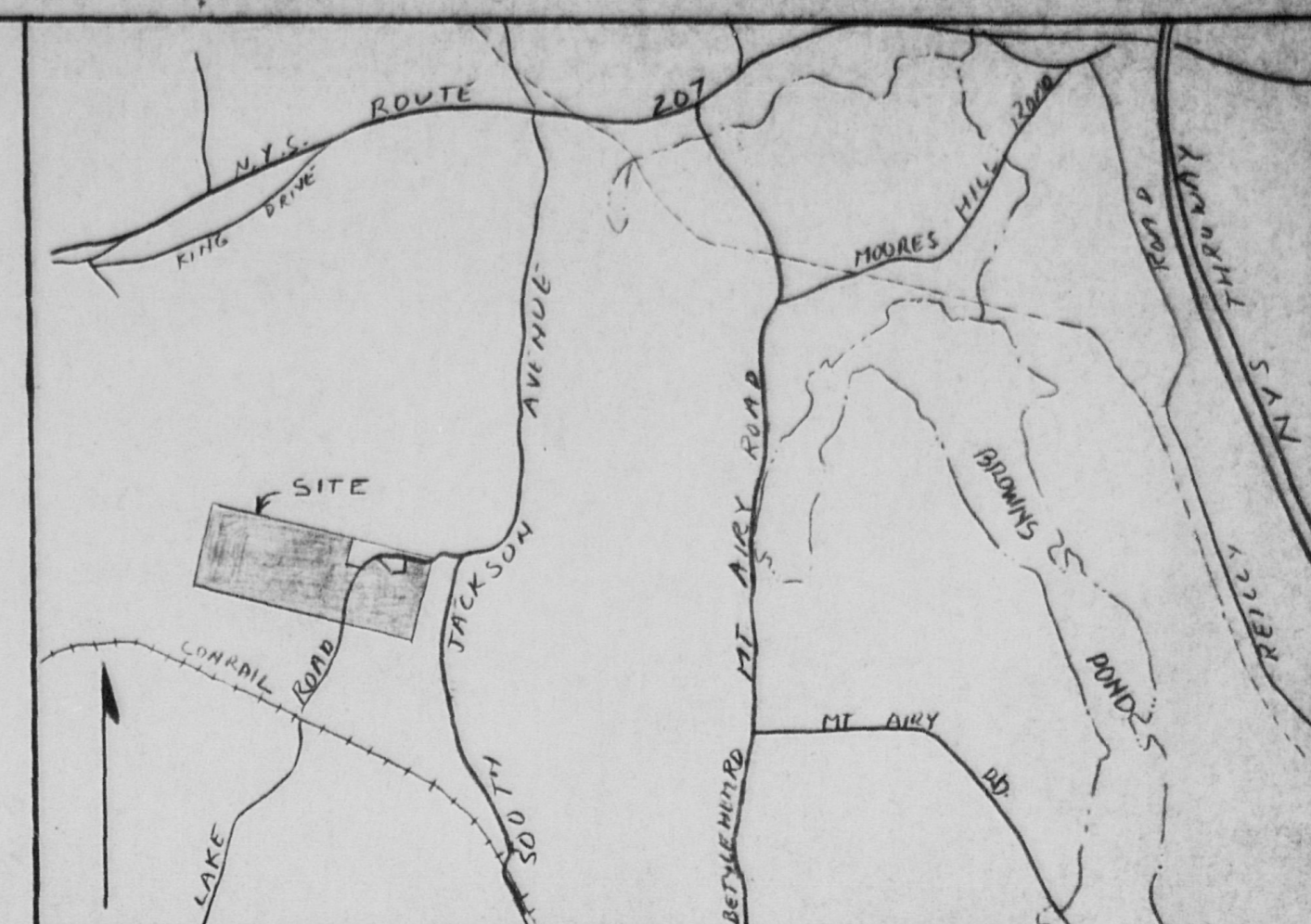
in the County of ORANGE  
and State of NEW YORK  
and that he is the owner in fee of TAX PARCEL 54-1-3

which is the premises described in the foregoing application and  
that he has authorized JOHN DRAGAN  
to make the foregoing application as described therein.

Date: September 26, 1988

Ed Scadenwski  
(Owner's Signature)

John Dragan  
(Witness Signature)



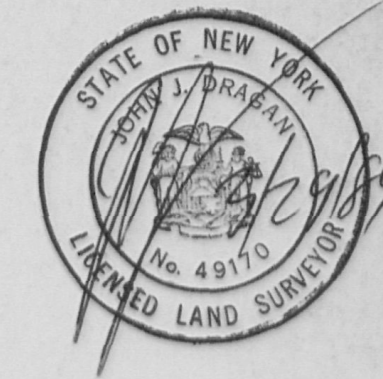
NOTES: 1. OWNER & APPLICANT: EDWARD SLADEWSKI  
LAKE ROAD  
NEW WINDSOR, N.Y. 12550

2. TAX MAP REFERENCE SECTION 54, BLOCK 1, LOT 3
3. DEED REFERENCE L2071, P815
4. TOTAL AREA 50.029 ACRES.
5. ZONING - R-1 (RESIDENTIAL)

MIN. REQ'D

LOT AREA	43,560 SF
LOT WIDTH	125 FT.
FRONT YARD	45 FT.
SIDE YARDS	20/40 FT.
REAR YARD	50 FT.
FRONTAGE	70 FT.

NOTE: AREAS NOTED FOR ROAD DEDICATION ARE HEREBY IRREVOCABLY OFFERED TO THE TOWN OF NEW WINDSOR FOR HIGHWAY PURPOSES.



JOHN J. DRAGAN P.E. L.S.  
1 PERRY CREEK ROAD  
WASHINGTONVILLE NY.  
N.Y. RE # 42601, L.S. # 49170

SURVEYOR'S CERTIFICATION  
I HEREBY CERTIFY THAT THIS MAP SHOWS THE RESULTS OF AN ACTUAL FIELD SURVEY COMPLETED ON APRIL 24, 1989.  
*John J. Dragan*  
JOHN J. DRAGAN N.Y.S. L.S. NO. 49170

Subdivision APPROVAL GRANTED  
BY TOWN OF NEW WINDSOR PLANNING BOARD  
ON March 29, 1989  
BY *Daniel C. McCarville*  
DANIEL C. MCCARVILLE  
SECRETARY

# SUBDIVISION-LANDS OF SLADEWSKI

TOWN OF NEW WINDSOR ORANGE COUNTY, N.Y.

SCALE 1" = 100'  
SEPTEMBER 15, 1988  
REV. MARCH 9, 1989  
REV. MARCH 29, 1989

BY: J. DRAGAN